

Know all Men by these Presents

That we, WILLIAM A. LEE, III and LINDA H. LEE,
of Waterville, County of Kennebec, and State of Maine,

in consideration of TWENTY-FIVE THOUSAND and 00/00 (\$25,000.00)

DOLLARS

025242

paid by WILLIAM A. LEE and BARBARA M. LEE,
of 191 North Shore Road, Hampton, New Hampshire 03842

the receipt whereof we do hereby acknowledge, do hereby

give, grant, bargain, sell and convey unto the said

their

William A. Lee and Barbara M. Lee, /heirs and assigns forever,

The unit known and designated as Unit 15 in RIDGEWOOD WEST CONDOMINIUMS located in Waterville, County of Kennebec and State of Maine, as shown on the Condominium Plat by Melvin Beck, Professional Engineer, entitled "Ridgewood West Condominiums", and filed in the Kennebec County Registry of Deeds in Plan File #E-87232. Specific reference is made to the RIDGEWOOD WEST CONDOMINIUM Declaration under the Maine Condominium Act of the Revised Statutes of the State of Maine, which Declaration is dated December 3, 1987, and is recorded in said Registry of Deeds in Book 3280, Page 162, and the same is incorporated by reference herein. The aforesaid Plat is Exhibit C to the Declaration. Plans of the Unit (and the other Units in the Condominium) are Exhibit D to the Declaration and are recorded in said Registry in Plan Files #E-87233 through #E-87236.

ANY AND ALL rights, easements, privileges and appurtenances belonging to the unit are hereby conveyed. This conveyance is subject to the terms, conditions, agreements, covenants, restrictions, obligations and easements contained or referred to in the above-referenced Declaration.

Being the same premises conveyed to William A. Lee, III and Linda H. Lee by Release Deed of Key Bank of Maine dated July 8, 1996, and recorded in the Kennebec County Registry of Deeds in Book 5173, Page 275.

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To Have and to Hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said

William A. Lee and Barbara M. Lee, their

heirs and assigns, to them and their use and behoof forever.

And we do covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises; that they are free of all incumbrances;

that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs, shall and will ~~Warrant~~ and Defend the same to the said WILLIAM A. LEE and BARBARA M. LEE, their

heirs and assigns forever, against the lawful claims and demands of all persons.

Provided Nevertheless, that if the said

William A. Lee, III and Linda H. Lee

their heirs, executors or administrators pay to the said William A. Lee and Barbara M. Lee, their

heirs, executors, administrators, or assigns, the sum of

Twenty-Five Thousand and 00/00 (\$25,000.00) Dollars -----

from the day of the date hereof, with interest on said sum at the rate of eight (8%) per centum per annum, during said term and for such further time as said principal sum or any part thereof shall remain unpaid, payable monthly ~~annually~~, and until such payment shall pay all taxes and assessments on the granted premises, to whom-

soever laid or assessed, and shall keep the buildings thereon insured against fire in a sum not less than Twenty-Five Thousand (\$25,000.00) ----- dollars, for the benefit of the said Grantees, and their executors, administrators and assigns, in such form and at such insurance offices as they shall approve, and shall not commit nor suffer any strip or waste of the granted premises, nor commit any breach of any covenant herein contained, then this Deed, as also one (1) ----- certain promissory note bearing even date with these presents, given by the said WILLIAM A. LEE, III and LINDA H. LEE to the said WILLIAM A. LEE and BARBARA M. LEE to pay the sum and interest at the time aforesaid,

shall be void, otherwise shall remain in full force.

In Witness Whereof, we, the said WILLIAM A. LEE, III and LINDA H. LEE, being husband and wife,

~~including in this deed as covenants~~ and relinquishing and conveying all our right by descent and all other rights in the above described premises, have hereunto set our hands and seals this 20th day of September in the year of our Lord one thousand nine hundred and ninety-six.

Signed, Sealed and Delivered
in presence of

Jeffrey S. Dami, Esq.

William A. Lee, III
William A. Lee, III
Linda H. Lee
Linda H. Lee

State of Maine,
Kennebec

} ss.

September 20th 19 96

Personally appeared the above named

WILLIAM A. LEE, III and LINDA H. LEE

and acknowledged the above

instrument to be their free act and deed.

Before me,

Jeffrey S. Dami
Justice of the Peace - Attorney at Law - Notary Public



RECEIVED REGISTER OF DEEDS

1996 SEP 23 AM 9:00

ATTEST: Phyllis V. Dami
REGISTER OF DEEDS

PHYLLIS V. DAMI
Notary Public
My Commission Expires May 5, 1997